

Real Property Records

Date last updated: Friday, April 30, 2004

SDMS Document ID



1051768

Real Property Search

If you have a question about the value, ownership, or characteristics of this property, or any other property in Denver, please call the Assessor at 720-913-4162.

[Link to property tax information for this property](#)

[Link to property sales information for this neighborhood](#)

[Link to property sales information for all Denver neighborhoods](#)

PROPERTY INFORMATION

Property Type: Residential

Parcel: 0223104002000

Name and Address Information

Legal Description

CHAVEZ,CATALINO &

L 4 & 5 & S 1/2 OF L 3 EXC

E-CHAVEZ,RAYO

REAR 5FT TO CITY BLK 4

4780 RACE ST

ELYRIA

DENVER, CO 80216

RESIDENTIAL

Property Address:

Tax District

4780 RACE ST

DENV

Assessment Information

	Actual	Assessed	Exempt	Taxable
Current Year				
Land	27700	2210		
Improvements	125100	9960		
Total	152800	12170	0	12170
Prior Year				
Land	27700	2210		
Improvements	125100	9960		
Total	152800	12170	0	12170

Style: One Story

Reception No.: 0000070320

Year Built: 1890

Recording Date: 04/15/02

Building Sqr. Foot: 1,264

Document Type: Quit Claim

Bedrooms: 4

Sale Price: 10

Baths Full/Half: 2/0

Mill Levy: 64.162

Basement/Finished: 277/0

Lot Size: 7,190

Zoning: R2

Alley

remove & Dispose of All
Concrete

DRIVEWAY gravel

11X43

473

19X3

52

GARAGE

Driveway gravel

shed

23X10

230

Driveway
gravel

19X18

342

soil only 5

1X5

LEAVE

92

LG ROCK 2X40

soil only
3' K
LEAVE

soil only
0'2'
0'17'

SOD

20X54

1050

LEAVE

LG ROCK

20X16

OR REMOVE

LEAVE

FB soil only 2X42

SOD

168
4X42

4780 RACE

39

3X13 LG ROCK

13' soil only FB

SOD

32

4X8 soil only

soil only FB

SOD

soil only

soil only

5X3

4X8

soil only

FB

soil only

FB

soil only

FB

soil only

FB

soil only

FB

soil only

FB

soil only

FB

4780 RACE ST.

Property Access Checklist

Property ID: <u>2387</u>	<input type="checkbox"/> WORK STARTED ON: <u> </u> / <u> </u> / <u> </u>
Property Address: <u>4780 Race St.</u>	<input type="checkbox"/> WORK COMPLETED ON: <u> </u> / <u> </u> / <u> </u>

Property Owner: <u>Catalino Chavez d Rays</u>	Property Renter:
Mailing Address: <u>E. Chavez</u>	Home Phone:
<u>4780 Race St.</u>	Fax:
Home Phone: <u>303-292-6626</u>	Cell/Pager:
Fax:	Additional Information:
Cell/Pager:	

<input checked="" type="checkbox"/> Notification Letter	Sent: <u>5/3/04</u>	By: <u>Amy James</u>
<input checked="" type="checkbox"/> Access Agreement	Signed: <u>5/3/04</u>	By: <u>Amy James</u>
<input type="checkbox"/> Restoration Agreement	Signed: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Topsoil Sampling (if applicable)	<u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Disposal Sampling (if applicable)	<u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Garden Sampling (if applicable)	<u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Utility Clearance	Called: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input checked="" type="checkbox"/> Video/Photos (Before)	On: <u>5/3/04</u>	By: <u> </u>
<input type="checkbox"/> Video/Photos (During)	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Video/Photos (After)	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Video/Photos (30-Day)	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Property Completion Agreement	Signed: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
<input type="checkbox"/> Final Report	Issued: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>

Air Monitoring (as applicable)

<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
Results: <u> </u>		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
Results: <u> </u>		
<input type="checkbox"/> Community <input type="checkbox"/> Crew	On: <u> </u> / <u> </u> / <u> </u>	By: <u> </u>
Results: <u> </u>		

Restoration Agreement

The purpose of this agreement is to provide a mutual agreement as to conditions of property prior to remediation activities. This will also serve as decontamination for the purpose of assuring that restoration activities are completed to the satisfaction of the property owner and the United States Environmental Protection Agency (EPA).

Property ID:	2387
Property Address:	4780 RACP
Owner:	Catalina Chavez 910 Playa E - Chavez
Phone:	303 292-6626

On the attached diagram(s) indicate area(s) to excavated and depth of excavation, location of all known utilities, subsurface features, surface structures and landscaping features, access location(s) to be used by contractor, and the direction of North. Indicate distances, depths, material types, etc. Indicate digital photos by referencing the photo-log number with an arrow indicating direction of view.

Items To Be Removed By Owner Before Start Of Remediation: (Use additional sheets as necessary)

The removal, storage, disposal, and/or return of these items is the Owner's responsibility.

Item:	Brick border around yard
Item:	Two cars in garage
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	



Project Resources Inc.

Items To Be Removed By Contractor During Remediation And Not Replaced
(Use additional sheets as necessary)

Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:
Item:



Project Resources Inc.

Items To Be Removed By Contractor During Remediation And Replaced
(Use additional sheets as necessary)

Item:	
Item:	Any fence taken down
Item:	Clothes line and posts
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	
Item:	



Landscape Inventory
(Use additional sheets as necessary)

Item	Quantity	Unit	Description/Explanation
Total Area Of Property To Be Excavated	2800	Square Feet	
Number of trees > 2 inch trunk diameter	8		
Number of trees < 2 inch trunk diameter	N/A		
Number of Sprinkler Zones, Control Valves, Timers, Heads, etc. Attach a sketch of the sprinkler layout.	YRS		Zones: _____ Heads: _____ Control Valves: _____
Number of and total size of all gardens / flower beds. Attach a sketch of relative sizes and locations.	# Of Beds: 3 # Of Gardens: N/A		Ft ² Of Beds: 71 ft ² Ft ² Of Gardens: N/A



Item	Quantity	Unit	Description/Explanation
Agreed upon value of plant materials <u>not to be replaced</u> by contractor. Note: this value will be used to issue a plant voucher to the property owner.	Total # Of Beds: <u>3</u>	\$	Total Ft ² Of Beds To Be Replaced With Certificate: <u>71 ft²</u> Plus 3 Rose bushes
Agreed upon list of plant materials that will be replaced by contractor. Be very specific and detailed. Include a sketch of where each plant will be placed by the contractor.	<u>N/A</u>	Each	Only Use For Plants That Are Being Saved and Re-planted
Agreed upon area of property to be replaced with grass sod. Include a sketch of the area(s) to be replaced with grass sod.	<u>1248</u>	SF	Total Ft ² Of Sod To Be Laid: <u>1248</u>
Area of City or County property to be landscaped per their requirements. Include a sketch of the area (s)	Total Ft ² : <u>168</u>	SF	Sod: <u>168</u> Brown Mulch: <u>N/A</u> Red Mulch: <u>N/A</u>
Agreed upon area of property to be replaced with mulch.	Total Ft ² Of Mulch: <u>N/A</u>	SF	Red: <u>N/A</u> Brown: <u>N/A</u>



Project Resources Inc.

Item	Quantity	Unit	Description/Explanation
Agreed upon area to be replaced rock.	Total Ft ² Of Rock: <u>251</u>	SF	Large: <u>251</u> Medium: <u>N/A</u> Small (pea gravel): <u>N/A</u> Driveway Gravel: <u>1110</u>
Agreed upon area to be replaced with no groundcover.	Total Ft ² With No Groundcover: <u>190</u>		

Additional Comments / Instructions:



Project Resources Inc.

Additional Comments / Instructions Continued:

☐ Check the box if Owner does not want PRI to document interior foundation walls and possible pre-existing damage. By checking this box PRI is not responsible for any damage done to the interior of house, including foundation cracks or fissures.

☒ I agree

☐ I do not agree

☒ I agree

☐ I do not agree

RAYA E. CHAVEZ 5/3/04

Owner's Signature

Date

[Signature] 5/3/04

Contractor's Signature

Date



RESTORATION CHANGE ORDER VB/I-70

Property ID # 2387

Property Address 4780 RACE

Owner Name Catalina Chavez & Rayo E - Chavez

Date 10-13-04

Comments

Contractor will put sod in
city area.

Owner Signature Rayo Chavez

Contractor Signature [Signature]



Project Resources Inc.



**U.S. Environmental Protection Agency
Vasquez Boulevard I/70 Superfund Site
Estimated Cost For Property Damage**



**US Army Corps
of Engineers**
Omaha District

Property Owner Catalino Chavez & Rayo-E Chavez

Property Address 4780 Race Street

Property Identification Number 2387

Property Damage Description Concrete Driveway

Category		Unit	Total
Labor	5 Laborers X 10 hours	\$40 per hour	\$2,000.00
Material	Concrete 5 Yards	\$105.50 Yard	\$527.50
Total			\$2,527.50



**U.S. Environmental Protection Agency
Vasquez Boulevard I/70 Superfund Site
Final Site Restoration Agreement**



**US Army Corps
of Engineers**
Omaha District

I, Catalino Chavez & Ray E-Chavez owner of the subject property located at 4780 Race Street, Denver County, Colorado, hereby voluntarily, under no threat, accept the amount of \$2,000.00 from the United States Environmental Protection Agency (EPA) in lieu of any further site restoration activities on the subject property by the U.S. EPA, the United States Army Corps of Engineers, or it's contractors. These funds are the estimated funds the Government would have used to complete site restoration activities and any damages on the subject property.

Catalino Chavez

Property Owner's Signature

Date

Marie Fowler 11-11-04

Contractor's Signature

Date



**U.S. Environmental Protection Agency
Vasquez Boulevard I/70 Superfund Site
Replacement Certificate**



**US Army Corps
of Engineers**
Omaha District

Property Owner

Catalino & Rayo E Chavez

Property Address

4780 Race Street

Property Identification Number

2387

Material Removed	Quantity	Unit Price	Replacement Value
Flower bed area (square feet)	71	\$ 2.50	\$177.50
Trees		\$50.00	\$
Itemized shrubs/bushes	3	\$12.00	\$36.00
Total			\$213.50

The acceptance of the replacement certificate and the signature below is full acknowledgement by the property owner that this is a fair and reasonable compensation for plant materials removed during remediation activities, but not planted or installed by the government or it's contractors.

The total amount of \$ 213.50 has been received by the owner in the form of a replacement certificate, # 13939, to be utilized at Paulino Gardens, 6300 N. Broadway, Denver, CO 80216.

Catalino Chavez

Property Owner's Signature

Date

Marie Fowler

Contractor's Signature

Date

11-11-04

2387

Web Ticket Entry

X

<> Inq New Update Test Cancel Reset Exit Ticket # 0000593563-000 has been queued! 10/08/04 08:28:04 AM NEW
INSERT

Ticket 0000593563 Date 10/08/2004 Time 08:27AM Oper JWL547898693 Rev 000 NEW GRID
Old Tkt 0000593563 Date 10/08/2004 Time 08:27AM Oper JWL547898693 Chan WEB

Phone 303-487-0377 Ext

Caller JASON LYNCH

Email JLYNCH@PROJECTRESOURCESINC.COM

Company PROJECT RESOURCES

Fax 303-295-0990

Address 10 E 55TH AVE

City DENVER

State CO Zip 80216

Alternate Contact AMY JAMES

Phone 3034870377

Ext

Done for CORPS OF ENGINEERS / EPA

Work type SOIL EXCAVATION TO A DEPTH OF 12 INCHES F

Explosives N Boring N Meet time requested N

St CO Cnty DENVER

Place DENVER

Addr From 4780 Street RACE STREET

Nearest Intersecting Street

Latitude Longitude

Location ENTIRE RESIDENTIAL PROPERTY FROM THE CURB ONTO THE PROPERTY AT THE
ADDRESS LISTED - SOIL EXCAVATION TO A DEPTH OF 12 INCHES.

The locate will be completed between 10/08/04 08:28:05 AM and the end of the day 10/12/2004

Grids (T/R/S) 03S068W23NE

Members 360NT1 360NT3 360NT4 ADSTA1 ATCT01 CDOT06 CMSND00 CMSND14 LVL311 MCI01
PCNDU0 PSND14 QLNCND00 QLNCND14 QWSTEN02 SPRN01 TWTEL1 WCG01

Members - these will be notified by the center

LVL311 LEVEL 3 COMMUNICATIONS

LEVEL 3 COMMUNICATIONS

MCI01 MCI

MCI

WCG01	WILTEL COMMUNICATIONS LLC	WILTEL COMMUNICATION
QWSTEN02	QWEST/ENRON COMM	QWEST/ENRON COMM
360NT3	360 NETWORK-TOUCH AMERICA	360 NETWORK-TOUCH AMERICA
ADSTA1	ADESTA COMMUNICATIONS	ADESTA COMM
360NT1	360NETWORKS, INC.	360NETWORKS, INC FIBER
QLNCND00	QWEST LOCAL NETWORK	QWEST LOCAL NETWORK (UQ)
PSND14	XCEL ENERGY---APPT FILE	XCEL ENGY--APPT SCHEDULE-- UQ
CDOT06	COLO DEPT OF TRANSPORTATION, REGION 6	CDOT--REGION 6
TWTEL1	TIME WARNER TELECOM	TIME WARNER TELECOM
ATCT01	AT&T	AT&T
SPRN01	U.S. SPRINT	U.S. SPRINT
TWTEL1	TIME WARNER TELECOM	TIME WARNER TELECOM
360NT4	360 NETWORK-TOUCH AMERICA	360 NETWORK-TOUCH AMERICA
CMSND14	COMCAST-APPT. SCHED.	COMCAST-CATV/UQ
CMSND14	COMCAST-APPT. SCHED.	COMCAST-CATV/UQ
PSND14	XCEL ENERGY---APPT FILE	XCEL ENGY--APPT SCHEDULE-- UQ
QLNCND00	QWEST LOCAL NETWORK	QWEST LOCAL NETWORK (UQ)
QLNCND14	QWEST LOCAL NETWORK---APPT. SCHED.	QWEST LOCAL NETWORK
QLNCND14	QWEST LOCAL NETWORK---APPT. SCHED.	QWEST LOCAL NETWORK
PSND14	XCEL ENERGY---APPT FILE	XCEL ENGY--APPT SCHEDULE-- UQ
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
PCNDU0	XCEL ENERGY-NORTH DENVER	XCEL ENERGY-NORTH DENVER
CMSND00	COMCAST - NORTH DENVER	COMCAST - NORTH DENVER
CMSND00	COMCAST - NORTH DENVER	COMCAST - NORTH DENVER
ADSTA1	ADESTA COMMUNICATIONS	ADESTA COMM

TIER2 MEMBERS - you must notify these members yourself

DTEO01	DENVER TRAFFIC ENGINEERING OPERATIONS	DNVR TRAFFIC ENG OPERAT.	720-865-4001
DNVH20	DENVER WATER DEPARTMENT	DENVER WATER DEPT	303-628-6666
WWMG01	WASTEWATER MANAGEMENT DIVISION	WASTEWATER MGMT DIVISION	303-446-3744

Consent For Access To Property

RIGHT OF ENTRY TO PREMISES

Grantor (the property owner) consents to and authorizes the United States Environmental Protection Agency (EPA) or its authorized representatives, collectively the Grantee, to enter and perform certain environmental response activities upon the following described premises:

Owner's Name: Catalino Chavez & Rayo E-Chavez	Phone: 303-292-6626
---	----------------------------

Addresses of Properties covered by this Agreement:	Address: 4780 Race Street
	Address:
	Address:
	Address:
	Address:

PURPOSE OF RESPONSE ACTIVITIES

The EPA is requesting access to collect soil samples and remove soil that contains elevated concentrations of arsenic and/or lead and may pose a health hazard. The soil will be removed and the excavated area(s) will be replaced with clean materials and restored. This work is being performed under the Vasquez Boulevard/I-70 Superfund Site remediation program.

An EPA representative will contact the Grantor in-person to discuss the work to be performed, the Grantor will have an opportunity to review and approve the planned soil removal, and restoration work before it begins. Once the work is finished, the Grantor will be asked to review the work and confirm that it is complete and meets with the Grantor's approval. Upon completion, the Grantor will receive written documentation from EPA that the property has been remediated.

ENVIRONMENTAL RESPONSE ACTIONS

By signing this Access Agreement, the Grantor is granting the EPA, its employees, contractors and subcontractors the right to enter the property, at all reasonable times and with prior notice, for the sole purpose of performing the work. This access shall remain in effect until the work has been satisfactorily completed. The Grantor also agrees to:

Consento para el Acceso de la Propiedad

DERECHO A ENTRAR LA PROPIEDAD

Otorgante (dueño(a) de propiedad) se da permiso y autoriza la Agencia para la Protección del Medio Ambiente de Los Estado Unidos (EPA) o su representantes autorizado, en conjunto el Cesionario, a entrar y llevar a cabo algunas actividades ambientales acerca de la propiedad descrito que sigue:

Dueño de la Propiedad:	Numero Diario:
Catalino Chavez & Rayo E-Chavez	

Dirección de Propiedades Cubierto por este Acuerdo:	Dirección: 478Q Race Street
	Dirección:
	Dirección:
	Dirección:

PROPÓSITO DE ACTIVIDADES AMBIENTALES

El EPA solicita el acceso a coleccionar muestras de tierra y remover tierra que tiene alta concentraciones de arsénico y/o plomo que podría ser peligroso a su salud. La tierra estará removido y el(los) área(s) excavado(s) estará reemplazado con materiales limpias y restaurado. Este trabajo estará realizado abajo del Vasquez Boulevard/I-70 Superfund Site programa de remediación.

Un representante de EPA se contactará el Otorgante personalmente a discutir el trabajo estar realizado, el Otorgante tendrá la oportunidad a examinar y sancionar el plan de removimiento de tierra y el trabajo de restoración antes de comenzar. Cuando el trabajo se termina, el Otorgante estará pedido a revisar el trabajo, confirmar su terminación y cumplir con su aprobación. Después de terminación, el Otorgante recibirá un documento escrito por el EPA que indica la propiedad había sido remediado.

ACCIONES DE LA RESPONDENCIA AMBIENTAL.

Por su firma de este Acuerdo de Acceso, el Otorgante concede el EPA, sus empleos, contratadores y subcontratadores el derecho a entrar la propiedad, en tiempos razonable y sin noticia anterior, para el único propósito a realizar trabajo. Este acceso debería persistir en efecto hasta que el trabajo había sido terminado en un estado aceptado. El Otorgante también está de acuerdo con:

- Remover obstrucciones que incluye botes, remolque, vehículos, juguetes de niños, montones de madera, casas de perros, etc.
- Remover de bulbos de flores, o otras plantas que el Otorgante o inquilino del Otorgante quisiera guardar;
- Regar y mantener reemplazo de vegetación, incluso la aplicación de fertilizante, como es necesario subsecuente de la riega inicial por el EPA, a menos que regando está restringido por la Junta de Agua de Denver.
- Permanecer por la guía de Salud y Seguridad proveído por el EPA;
- Si la propiedad está rentado, asiste el EPA a obtener la aprobación del inquilino para acceso a la propiedad a llevar a cabo el trabajo, si el EPA está inhábil a obtener acceso; y
- Permitir a hacer un video y/o tomar fotos de la propiedad incluyendo los áreas exterior y interior de edificios.

ACUERDO A NO INTERFERIR

El Otorgante está de acuerdo a no interferir o meterse en cualquier actividades o trabajo hecho, o el equipo usado a llevar de cabo los actividades, o hacer cualquier acciones en respecto de la usa de dicho propiedad que podría arriesgar la salud o bienestar de los Cesionarios o el medio ambiente, o permitir otras personas a usar la propiedad en alguna manera.

Si tiene preguntas sobre este programa, por favor contacta, el centro de comando de VB/1-70 a (303) 487-0377.

☒ Si yo permito acceso a mi propiedad

☐ No permito acceso a mi propiedad.

RAYO E. chavez 5/3/04
Firma Fecha

Firma Fecha

☐ Me gustaría ser presento durante de cualquier colección de muestras.

- Remove obstructions including boats, trailers, vehicles, playscape items, wood piles, dog houses, etc;
- Remove flower bulbs or plants that the Grantor or the Grantor's tenant may wish to save;
- Water and maintain replacement vegetation, including fertilizer application, as necessary subsequent to an initial watering period by EPA, unless watering is restricted by Denver Water Board;
- Abide by health and safety guidance provided by EPA;
- If the property is rented, assist EPA in obtaining tenant approval for access to the property to perform the work if EPA is unable to obtain such access; and
- Allow videotaping and/or photography of the property including exterior and interior areas of buildings.

AGREEMENT NOT TO INTERFERE

The Grantor agrees not to interfere or tamper with any of the activities or work done, or the equipment used to perform the activities, or to undertake any actions regarding the use of said property which would tend to endanger the health or welfare of the Grantees or the environment, or to allow others to use the property in such a manner.

Should you have any questions about this program, please contact the VB/I-70 Command Center at (303) 487-0377.

☐ **I grant access to my properties**

☐ **I do not grant access to my properties**

Signature

Date

Signature

Date

☐ **I would like to be present during any sampling that is required.**

Property Completion Agreement

This agreement documents the completion of remedial activities performed on my property. My signature will designate that I am satisfied with the restoration of my property, and that no items are in questions, now, or at any time in the future, except those items listed below, if any.

Property ID:	2387
Property Address:	4780 Race
Owner:	Catalino Chavez & Rayo E. Chavez
Phone:	303-292-6626

Restoration Items in Question:

Item:
Item:
Item:
Item:
Item:
Item:

Additional Comments:

- ☒ I agree restoration is completed, except as noted
- ☐ I do not agree restoration is completed
- ☐ I agree that the sprinkler system is working properly following reinstallation by contractor

Catalino Chavez
Owner's Signature

Date

Maria Fowler 11-11-04
Contractor's Signature

Date

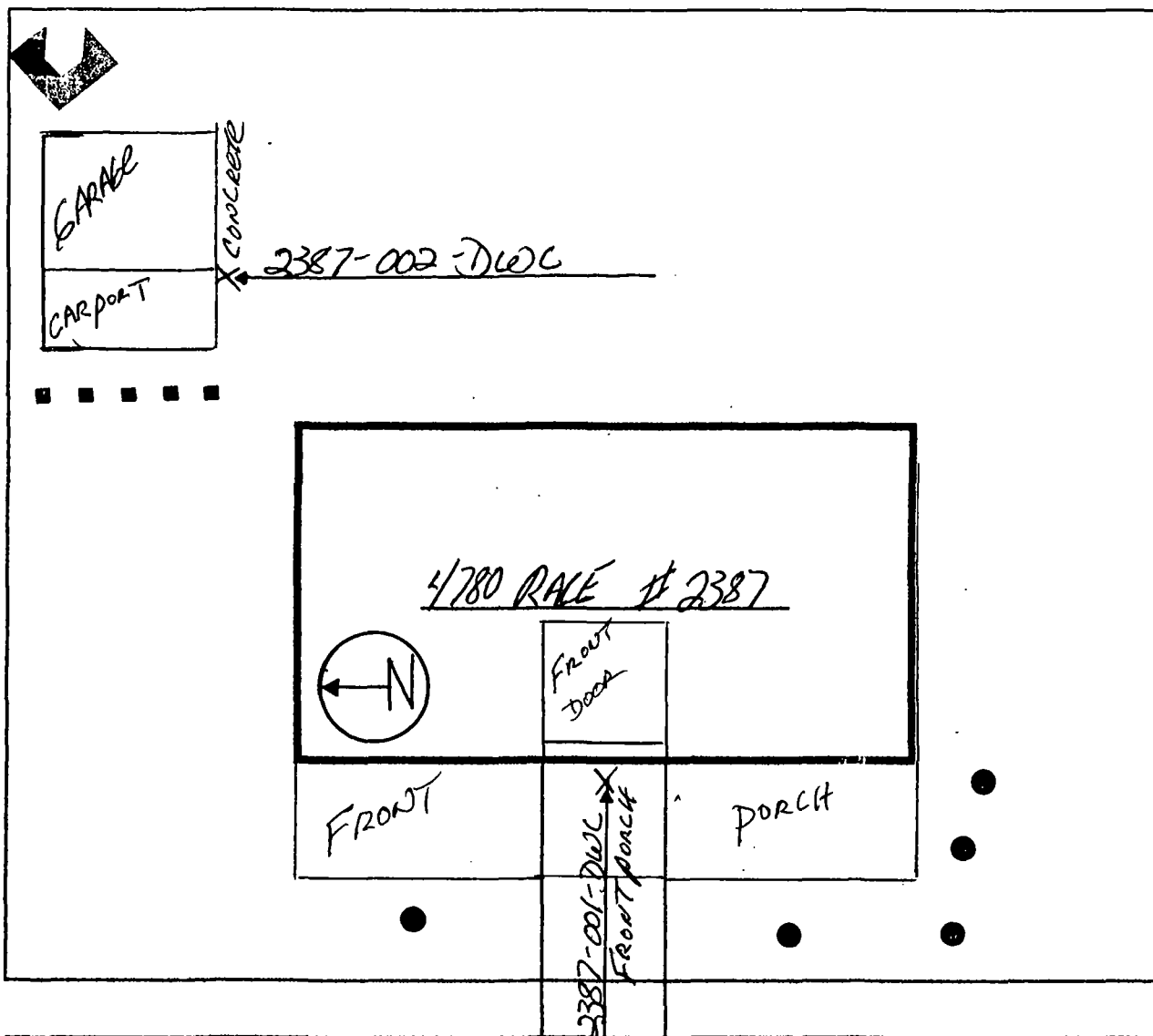
This spreadsheet performs screening level calculations to estimate the effect of peeling leaded paint on the average concentration of lead in yard soil

4780 Race Street

INPUTS	Variable	Units	House	Garage	Shed
General	Mixing depth in yard	cm	2.54	2.54	2.54
	Mixing depth in yard	inches	1	1	1
	Soil density	g/cm3	2.5	2.5	2.5
	RBC in soil	mg/kg	400	400	400
	Bkg in clean fill	mg/kg	50	50	50
House-specific			Small	Small	Small
	Area of the exposure unit	m2	81.41659	73.579208	51.2825
	Area of the exposure unit	ft2	984	792	552
	Concentration of lead in paint	mg/cm2	22.8	2.3	6.3
	Area of peeling paint	m2	1.858001	23.039954	3.34451
	Area of peeling paint	ft2	20	248	36
COMPUTATIONS					
	Mass of lead from paint	mg	4.2E+05	5.3E+05	2.1E+05
	Volume of soil	cm3	2.3E+06	1.9E+06	1.3E+06
	Mass of soil	kg	5.8E+03	4.7E+03	3.3E+03
	Incremental concentration	mg/kg	73.0	113.4	64.7
	Maximum acceptable area of peeling leaded paint (m2)		8.9	71.1	18.1
	Maximum acceptable area of peeling leaded paint (ft2)		95.9	765.0	194.7
DECISION			OK	OK	OK

2015

2387



- 1) 2387-001-DWC 15:00 hours 05-02-06
- 2) 2387-002-DWC 15:10 hours 05-02-06
- 3) 2387-001-SCL ● 15:30 hours / ' offset 05-02-06
- 4) 2387-002-SCL ■ 15:40 hours / ' offset 05-02-06
- 5)
- 6)

2
000000

Evergreen Analytical, Inc.

4036 Youngfield Street, Wheat Ridge, Colorado 80033-3862
(303) 425-6021

Client Sample ID: 2387-001-DWC
Client Project ID: 213001.01
Date Collected: 5/2/06
Date Received: 5/2/06

Lab Work Order: 06-2793
Lab Sample ID: 06-2793-01
Sample Matrix: Wipe

METALS

Method: E200.8

Prep Method: SW6010

Date Prepared: 5/3/06
Date Analyzed: 5/3/06

Lab File ID: 060503A.B\089SMPL.D
Method Blank: MB-9825

Dilution Factor: 1
Lab Fraction ID: 06-2793-01A

Analytes	CAS Number	Result	LQL	Units
Lead	7439-92-1	54	1.3	µg/WIPE

MB

Analyst

U. C. A.

Approved

Qualifiers: B - Analyte detected in the associated Method Blank, value not subtracted from result
E - Extrapolated value. Value exceeds calibration range
H - Sample analysis exceeded analytical holding time
J - Indicates an estimated value when the compound is detected, but is below the LQL
S - Spike Recovery outside accepted limits
U - Compound analyzed for but not detected
X - See case narrative
* - Value exceeded the Maximum Contamination Level (MCL), TCLP limit, or if compound is undetected, LQL exceeds MCL.

Definitions: NA - Not Applicable
LQL - Lower Quantitation Limit
Surr - Surrogate

Print Date: 5/11/06

Evergreen Analytical, Inc.

4036 Youngfield Street, Wheat Ridge, Colorado 80033-3862
(303) 425-6021

Client Sample ID: 2387-002-DWC
Client Project ID: 213001.01
Date Collected: 5/2/06
Date Received: 5/2/06

Lab Work Order: 06-2793
Lab Sample ID: 06-2793-02
Sample Matrix: Wipe

METALS

Method: E200.8

Prep Method: SW6010

Date Prepared: 5/3/06
Date Analyzed: 5/3/06

Lab File ID: 060503A.B\090SMPL.D
Method Blank: MB-9825

Dilution Factor: 1
Lab Fraction ID: 06-2793-02A

Analytes	CAS Number	Result	LQL	Units
Lead	7439-92-1	8.0	1.3	µg/WIPE

MB

Analyst

LMW

Approved

Qualifiers: B - Analyte detected in the associated Method Blank, value not subtracted from result
E - Extrapolated value. Value exceeds calibration range
H - Sample analysis exceeded analytical holding time
J - Indicates an estimated value when the compound is detected, but is below the LQL
S - Spike Recovery outside accepted limits
U - Compound analyzed for but not detected
X - See case narrative
* - Value exceeded the Maximum Contamination Level (MCL), TCLP limit, or if compound is undetected, LQL exceeds MCL.

Definitions: NA - Not Applicable
LQL - Lower Quantitation Limit
Surr - Surrogate

Print Date: 5/11/06

Evergreen Analytical, Inc.

4036 Youngfield Street, Wheat Ridge, Colorado 80033-3862
(303) 425-6021

Client Sample ID: 2387-001-SCC
Client Project ID: 213001.01
Date Collected: 5/2/06
Date Received: 5/2/06

Lab Work Order: 06-2793
Lab Sample ID: 06-2793-03
Sample Matrix: Soil

TOTAL METALS

Method: SW6020

Prep Method: SW3050

Date Prepared: 5/4/06
Date Analyzed: 5/10/06

Lab File ID: 060510A.B\090SMPL.D
Method Blank: MB-9839

Dilution Factor: 5
Lab Fraction ID: 06-2793-03A

Analytes	CAS Number	Result	LQL	Units
Lead	7439-92-1	20	1.4	mg/Kg

MB

Analyst

WJA

Approved

Qualifiers: B - Analyte detected in the associated Method Blank, value not subtracted from result
E - Extrapolated value. Value exceeds calibration range
H - Sample analysis exceeded analytical holding time
J - Indicates an estimated value when the compound is detected, but is below the LQL
S - Spike Recovery outside accepted limits
U - Compound analyzed for but not detected
X - See case narrative
* - Value exceeded the Maximum Contamination Level (MCL), TCLP limit, or if compound is undetected, LQL exceeds MCL.

Definitions: NA - Not Applicable
LQL - Lower Quantitation Limit
Surr - Surrogate

Print Date: 5/11/06

Evergreen Analytical, Inc.

4036 Youngfield Street, Wheat Ridge, Colorado 80033-3862
(303) 425-6021

Client Sample ID: 2387-002-SCC
Client Project ID: 213001.01
Date Collected: 5/2/06
Date Received: 5/2/06

Lab Work Order: 06-2793
Lab Sample ID: 06-2793-04
Sample Matrix: Soil

TOTAL METALS

Method: SW6020

Prep Method: SW3050

Date Prepared: 5/4/06
Date Analyzed: 5/10/06

Lab File ID: 060510A.B\091SMPL.D
Method Blank: MB-9839

Dilution Factor: 5
Lab Fraction ID: 06-2793-04A

Analytes	CAS Number	Result	LQL	Units
Lead	7439-92-1	16	1.3	mg/Kg

MB

Analyst

WMA

Approved

Qualifiers: B - Analyte detected in the associated Method Blank, value not subtracted from result
E - Extrapolated value. Value exceeds calibration range
H - Sample analysis exceeded analytical holding time
J - Indicates an estimated value when the compound is detected, but is below the LQL
S - Spike Recovery outside accepted limits
U - Compound analyzed for but not detected
X - See case narrative
* - Value exceeded the Maximum Contamination Level (MCL), TCLP limit, or if compound is undetected, LQL exceeds MCL.

Definitions: NA - Not Applicable
LQL - Lower Quantitation Limit
Surr - Surrogate

Print Date: 5/11/06

This spreadsheet performs screening level calculations to estimate the effect of peeling leaded paint on the average concentration of lead in yard soil
4780 Race Street

INPUTS	Variable	Units	House	Garage	Shed
General	Mixing depth in yard	cm	2.54	2.54	2.54
	Mixing depth in yard	inches	1	1	1
	Soil density	g/cm3	2.5	2.5	2.5
	RBC in soil	mg/kg	400	400	400
	Bkg in clean fill	mg/kg	50	50	50
House-specific	Area of the exposure unit	m2	Small 91.41659	Small 73.579208	Small 51.28248
	Area of the exposure unit	ft2	984	792	552
	Concentration of lead in paint	mg/cm2	22.8	2.3	6.3
	Area of peeling paint	m2	7.896	97.9104	14.2128
	Area of peeling paint	ft2	20	248	36

COMPUTATIONS

Mass of lead from paint	mg	1.8E+06	2.3E+06	9.0E+05
Volume of soil	cm3	2.3E+06	1.9E+06	1.3E+06
Mass of soil	kg	5.8E+03	4.7E+03	3.3E+03
Incremental concentration	mg/kg	310.1	482.0	275.0
Maximum acceptable area of peeling leaded paint (m2)		8.9	71.1	18.1
Maximum acceptable area of peeling leaded paint (ft2)		95.9	765.0	194.7

DECISION

OK Not OK OK

345 sq ft2

Property ID: 2387
 Address: 4780 Race St
 Owner: Catalino Chavez
 Date: 11-10-05
 Telephone #: 303-292-8626
 Inspector/Assessor: CO Certification #: 12860

Plot Plan:

House (20x16) (50x16) = 26x56 = 1456

20' Area of Peeling
 Not including Fence

(20+12)(50+12) - 20(50)

1984 1000 = 984

Race St

(Garage)

(37x16)(17x16)

43x23 = 989

Area of Peeling = 248

(17+12)(37+12) - 17(37)

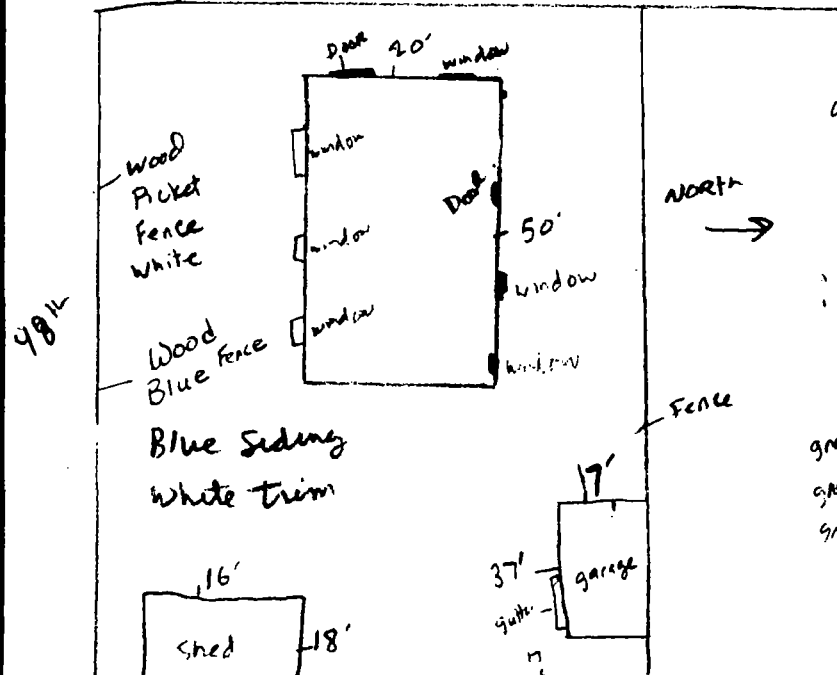
1421 - 629 = 792

Shed

(16x16)(18x16) = 22x24 = 528

(16+12)(18+12) - 16(18)

840 - 288 = 552



Material	Area	Peel/chip	XRF
wood wall wood	36	Peel	6.3

47H

garage trim

	Area	Peel/chip	XRF
garage south wood trim	120	Peel	2.3
garage south gutter metal	8	Peel	1.4
garage wood soffit	120	Peel	2.3

	Exterior Walls				Doors/Trim			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North	Particle Board Siding				Wood	8	Peel	2.7
South								
East								
West					Wood	12	Peel	22.8
	Total				Total			

	Window Trim/Fascia/Soffit				Patios/Decks/Porches			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North	wood							
South								
East								
West								
	Total				Total			

	Metal Trim/Gutters/Downspouts				Misc Structures/Garage/Fences			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North								
South					wood	1800	Peel	
East								
West								
	Total				Total			

November 10, 2005

LBP Assessment Results

Strata Environmental Resource

Time	Site	Component	Substrate	Side	Condition	Color	Floor	Room	Results	Depth	Indi	PbC	PbC Error
11/10/2005 12:25	2387	DOOR FRAME	WOOD	WEST	CRACKED	WHITE	FIRST	OUTSIDE	Positive	10		22.8	4.2
11/10/2005 12:27	2387	FENCE	WOOD	SOUTH	PEELING	WHITE	FIRST	OUTSIDE	Negative	1.69		0.01	0.02
11/10/2005 12:27	2387	FENCE	WOOD	SOUTH	CRACKED	BLUE	FIRST	OUTSIDE	Negative	2.55		0.01	0.02
11/10/2005 12:28	2387	WINDOW FRAME	WOOD	SOUTH	CRACKED	WHITE	FIRST	OUTSIDE	Negative	1		0	0.02
11/10/2005 12:30	2387	DOOR FRAME	WOOD	NORTH	CRACKED	WHITE	FIRST	OUTSIDE	Positive	6.48		2.7	0.6
11/10/2005 12:33	2387	ROOF TRIM	WOOD	WEST	PEELING	GREEN	SECOND	GARAGE	Positive	1.73		2	0.2
11/10/2005 12:35	2387	RAIN GUTTER	METAL	SOUTH	PEELING	GREEN	SECOND	GARAGE	Positive	1.68		1.4	0.2
11/10/2005 12:38	2387	EXT. WALL	WOOD	NORTH	PEELING	GREEN	FIRST	SHED	Positive	2.91		6.3	1
Note: Readings are in mg/cm²													
Painted surfaces not tested were assessed to be in "intact" condition at time of site visit.													

Color Photo(s)

The following pages
contain color that does
not appear in the
scanned images.

To view the actual images, contact
the Region VIII Records Center at
(303) 312-6473.

I.D. 2387

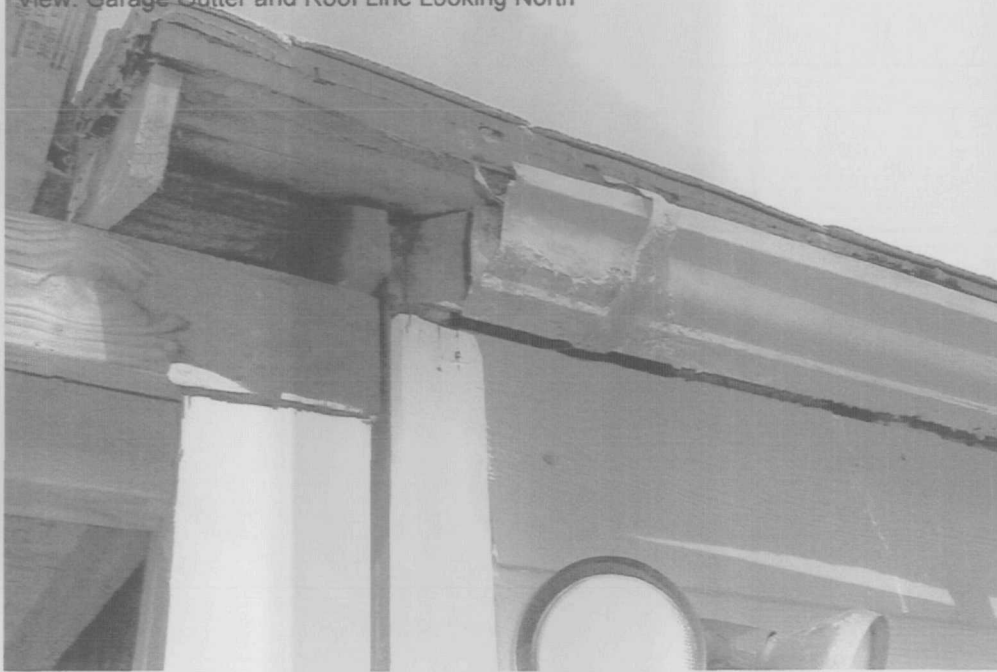
Address: 4780 Race St.

View: Front of House Looking East





I.D. 2387
Address: 4780 Race St.
View: Garage Gutter and Roof Line Looking North



I.D. 2387
Address: 4780 Race St.
View: Shed Wall, Looking South East



This spreadsheet performs screening level calculations to estimate the effect of peeling leaded paint on the average concentration of lead in yard soil

4780 Race Street

INPUTS		Units	House	Garage
General	Variable			
	Mixing depth in yard	cm	2.54	2.54
	Mixing depth in yard	inches	1	1
	Soil density	g/cm3	2.5	2.5
	RBC in soil	mg/kg	400	400
	Bkg in clean fill	mg/kg	50	50
			Small	Small
House-specific	Area of the exposure unit	m2	91.41659	73.579208
	Area of the exposure unit	ft2	984	792
	Concentration of lead in paint	mg/cm2	22.8	2.3
	Area of peeling paint	m2	7.896	97.9104
	Area of peeling paint	ft2	20	248
COMPUTATIONS				
	Mass of lead from paint	mg	1.8E+06	2.3E+06
	Volume of soil	cm3	2.3E+06	1.9E+06
	Mass of soil	kg	5.8E+03	4.7E+03
	Incremental concentration	mg/kg	310.1	482.0
	Maximum acceptable area of peeling leaded paint (m2)		8.9	71.1
	Maximum acceptable area of peeling leaded paint (ft2)		95.9	765.0
DECISION			OK	Not OK

Property ID: 2387	Date: 11-1-05
Address: 4780 Rac St	Telephone #: 303-292-6626
Owner: Catalina Chavez	CO Certification #: 12860
Inspector/Assessor:	

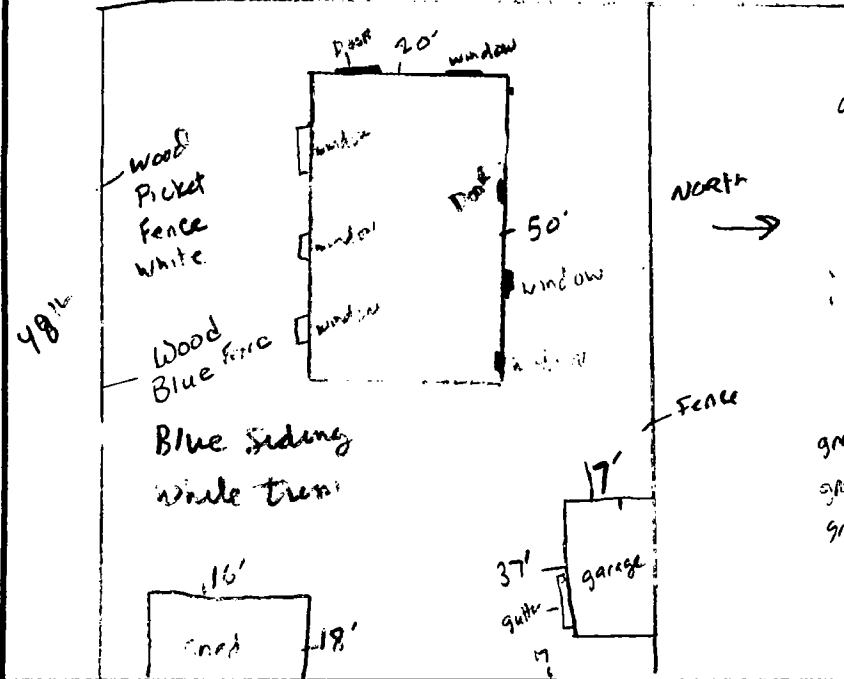
Plot Plan:

House $(20+6)(50+6) = 26 \times 56 = 1456$

20' Area of Paving
not including Fence

$(20+12)(50+12) - 20(50)$
1984 1000 = 984 Race St

Garage $(37+6)(17+6) = 43 \times 23 = 989$
Area of Paving = 248
 $(17+12)(37+12) - 17(37)$
1421 - 629 = 792



Shed $(16+6)(18+6) = 22 \times 24 = 528$
 $(16+12)(18+12) - 16(18)$
840 - 288 = 552

Material	Area	Peel/chip	XRF
wood wall wood	20	Peel	6.3

47th garage Trim

Material	Area	Peel/chip	XRF
green south wood trim	120	Peel	2.3
green south gutter metal	8	Peel	1.4
green wood soffit	120	Peel	2.3

	Exterior Walls				Doors/Trim			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North	Particle Board Siding				Wood	8	Peel	2.7
South								
East								
West					Wood	12	Peel	22.8
	Total				Total			

	Window Trim/Fascia/Soffit				Patios/Decks/Porches			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North	wood							
South								
East								
West								
	Total				Total			

	Metal Trim/Gutters/Downspouts				Misc Structures/Garage/Fences			
	Material	Area	Peel/Chip	XRF (Lead)	Material	Area	Peel/Chip	XRF (Lead)
North					wood	1800	Peel	
South								
East								
West								
	Total				Total			

I.D. 2387

Address: 4780 Race St.

View: Front of House Looking East

4780





I.D. 2387
Address: 4780 Race St.
View: Garage Gutter and Roof Line Looking North



I.D. 2387
Address: 4780 Race St.
View: Shed Wall, Looking South East



November 10, 2005

LBP Assessment Results

Strata Environmental Resource

Time	Site	Component	Substrate	Side	Condition	Color	Floor	Room	Results	Depth Ind	PbC	PbC Error
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11/10/2005 12:38	2387	EXT. WALL	WOOD	NORTH	PEELING	GREEN	FIRST	SHED	Positive	2.91	6.3	1
Note: Readings are in mg/cm²												
Painted surfaces not tested were assessed to be in "intact" condition at time of site visit.												

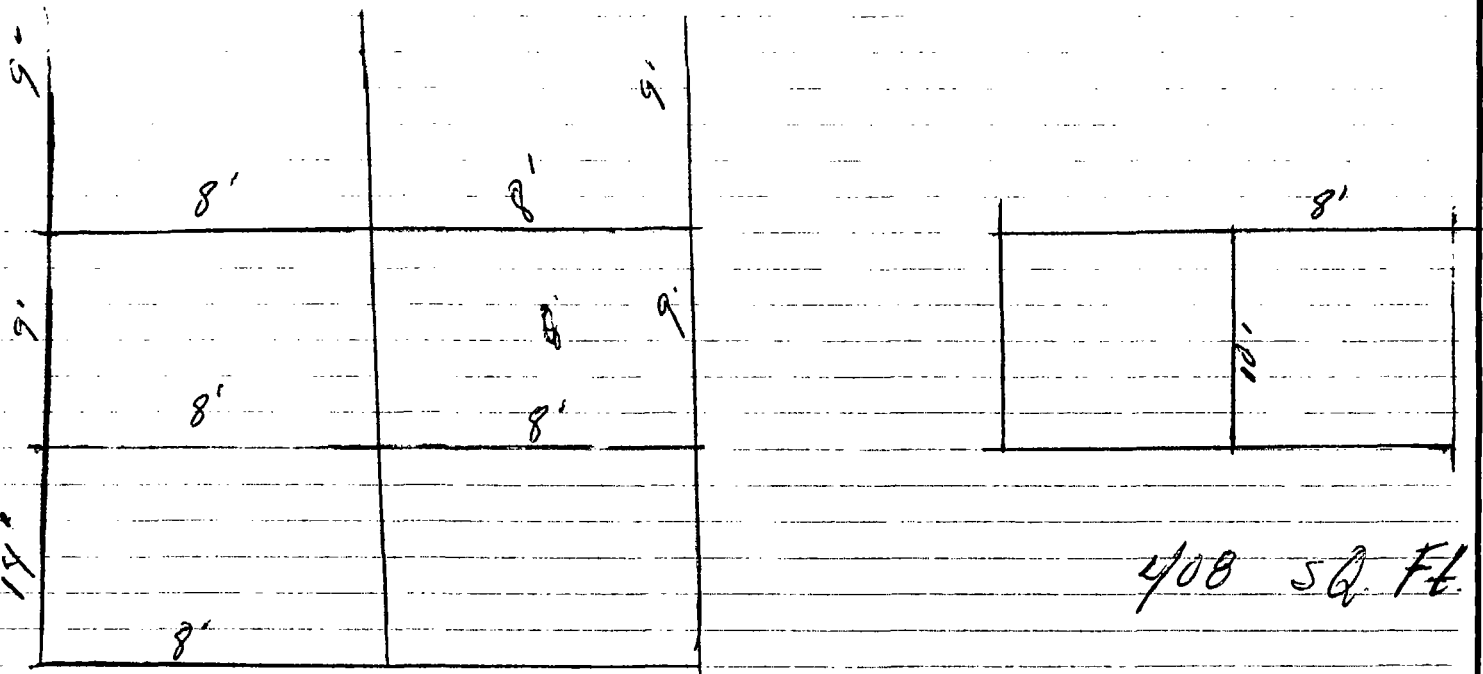
ADDITIONAL WORK AUTHORIZATION

CHANGE ORDER # 01218	DATE 11-2-04
CUSTOMER NAME	
STREET 4780 RACE ST.	
CITY DENVER.	STATE/ZIP CO. 80216

Original Job Information:

JOB NAME	LOCATION
JOB/CONTRACT # GARCIA'S CONCRETE, Inc	DATE

We hereby submit the following specifically described additional work:



Additional charge for above described work is: \$ **2,300.00** Dollars

with payments to be made as follows:

Additional work to be performed under same conditions as specified in original contract unless otherwise stipulated.

We propose hereby to furnish material and labor — complete in accordance with these specifications at above stated price.

Respectfully submitted _____

ACCEPTANCE OF ADDITIONAL WORK

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above.

Date of Acceptance _____ Signature _____

ADDITIONAL WORK AUTHORIZATION

TARGET SHEET
EPA REGION VIII
SUPERFUND DOCUMENT MANAGEMENT SYSTEM

DOCUMENT NUMBER: 1051768

SITE NAME: VASQUEZ BOULEVARD AND I-70

DOCUMENT DATE: 05/03/2004

DOCUMENT NOT SCANNED

Due to one of the following reasons:

- ☐ PHOTOGRAPHS
- ☒ 3-DIMENSIONAL
- ☐ OVERSIZED
- ☐ AUDIO/VISUAL
- ☐ PERMANENTLY BOUND DOCUMENTS
- ☐ POOR LEGIBILITY
- ☐ OTHER
- ☐ NOT AVAILABLE
- ☐ TYPES OF DOCUMENTS NOT TO BE SCANNED
(Data Packages, Data Validation, Sampling Data, CBI, Chain of Custody)

DOCUMENT DESCRIPTION:

PROPERTY #2387 SAMPLE: WHITE SOFFIT, NORTH, WOOD

TARGET SHEET
EPA REGION VIII
SUPERFUND DOCUMENT MANAGEMENT SYSTEM

DOCUMENT NUMBER: 1051768

SITE NAME: VASQUEZ BOULEVARD AND I-70

DOCUMENT DATE: 05/03/2004

DOCUMENT NOT SCANNED

Due to one of the following reasons:

- ☐ PHOTOGRAPHS
- ☐ 3-DIMENSIONAL
- ☐ OVERSIZED
- ☒ AUDIO/VISUAL
- ☐ PERMANENTLY BOUND DOCUMENTS
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- ☐ OTHER
- ☐ NOT AVAILABLE
- ☐ TYPES OF DOCUMENTS NOT TO BE SCANNED
(Data Packages, Data Validation, Sampling Data, CBI, Chain of Custody)

DOCUMENT DESCRIPTION:

6 - DVDs OF PROPERTY VIDEO, PROPERTY #2387
